EIGHTH AND LOCUST.

\$6,950-Cut From \$8,000 BEST INVESTMENT ON THE SOUTH SIDE.

713-15-17 CARROLL ST. Three houses-six rooms and

LINCOLN TRUST COMPANY, Seventh and Chestnut Sts.

\$250 Cash Buys Home.

Elegant, new seven-room brick houses, stone fromt, tile roof, grand oak trees in yard, modern furnace and plaumbing; will sell them for \$550 cash, balance \$150 per month; 5 per cent interest; chenger than rent; take Suburban Park car to North Market at and walk two blocks went to beautiful Oak Grove Heights; office on grounds.

Only \$400 Cash-Balance \$15 Month. 55% Nashville avs., new 4-room brick cottage, with bath, stationary washstand, city water, ashine mantels, and just completed only 8 locks from World's Fuir grounds; take Market to cars to Yarma ave., then wait 8 blocks south and 1 block west; lot 255%; price \$2.10.

B. H. BTOLTMAN, will Manchaster ave.

A NICE HOME AND ONLY \$2,975 th; look at this to-day.

B. H. STYLTMAN, 4014 Manchester ave.

containing only the very best selected in-vestments, residences, residence lots and unimproved corners in the city, now ready. Before you buy, get copy. Mailed on ap-plication. Worth while inspecting before you invest. WEISHIS-GERHART R E CO., 104 N. Eighth st.

RENT, \$720-PRICE, \$5,200. NEW FLATS.

4384-36 and 438-40 Papin et., two double flats of 12 rooms each, for 8 families; city water, sewer and gas; 11-inch walls all around; cabinet mantels, etc.; lot 37 feet 6 inches by 150 feet to each flat; take Market st. cars to Tower Grove and Chouteau aven, then one block north; price, 25,300 esch.

B. H. STOLIMAN, 4314 Manchester ave. A NICE HOME FOR \$1,800.

Fine Tenement Property.

S. W. corner of Seventh and Soulard sta., be ne 1701-17164 S. Seventh st. double 2-stor; which houses stores on first floor and 3-room late second floor, and 76-18-12 Soulard st., be ne six 3-room flats lot 20216 to alloy; annua cent \$1,300; price 25,000. JAS M. FRANCISCUS & CO., 705 Chestnut.

ONLY \$300 CASH. Brentwood, St. Louis County, one fin frame readence and double store building Froom flat above; lot 107200; rented to be teleants at 180 per month; price 33,800 property is owned by a corporation and been instructed to sell at one; terms can

MAR M. FRANCISCUS & CO., 703 Chestnut. Rents \$650. Price \$4,000. 110 S. Seventh st.; fine double two-story brick use, containing 16 rooms; arranged for five milies; let for160 feet; see this st once. AS. M. FRANCISCUS & CO., 703 Chestnut.

3733-35-37-39 Oregon Ave. Let 80x18 to aller; eight three-room flats, having cabinet mantels, hot and cold water, gas, separate cellar and shed for each tenant; rental per flat \$10.50 and \$11; total rents per year, \$1,-622. Will sell for \$7,500. MERCANTILE TRUST CO., Agent,

S. W. CORNER TWELTH and PINE

Shrewd invectors can see its future increase in value.

We are authorized for a limited period to sell this relended corner; improved with a substantial 4-story building, under lease to first-class tenants, paying 44 per cent net on the low price of 189,000 for the property. The lot is 28x100 and is.

ALL CORNER.

15 will be worth \$100,000.00 within two

Weisels-Gerhart Real Estate Co., 104 HORTH EIGHTH STREET.

6-ROOM HOUSE, \$2,500. No. 4155 Wyoming et. a well-built Queen Anne frame house; lot Exillé; rock foundation good cellar, laundry, stable; open for inspection to-day and every day this week P. E. NIESEEN, Tenth agi Chestnut sta DON'T PAY RENT.

Eight-room house; all improvements; good locality; cost \$4,500; will sell for \$3,500, on account of health; your own terms. Call on
owner, 310 De Sots building.

GOOD INVESTMENT.

West End corners; pine flats and two stores from 12 to 16 per cent on the investment; bar rain for cash, or consider good trade on vacan at market wices. FM 51. Republic. INVESTMENT WITH A FUTURE. 1518-20 OLIVE STREET.

mproved with substantial buildings on lot 50; yielding \$1.500 per annum; right in lin in the city's advancement; will be wort 5000 within three years; a chance to obtain plendid investment; price \$25,000.

WEIGHLA-GERHART R. E. CO., 104 N. Eighth st.

\$3,000 Will buy two four-room flats on sorner, nea Baston ave.; rent 1656 per year, McCANN DOWLING, 1140 Chestnut.

SIO CASH AND SE A MONTH Will buy fine lots on King's highway and Spal-ding. Northland and Maffitt aves; water and evers in; fine shade trees; high ground. As soon as lot is paid for I will loan you the money to build a home with N. S. WOOD, 315 Chestnut.

\$35,000 WILL BUY 1816-18-20 OLIVE ST. Let 60x100: improved with three stores; su pincrease in value; the price is right; will lear both \$1,000 per foot in the near future; rent

per month.
WEISELS-GERHART R. E. CO.,
194 N. Eighth st. How To Be Your Own Landlord.

\$300 BUYS A HOME.

A four-room cottage on Hunt ave., west of contend; particulars at office. FRANK J. DOUGHERTY, 1912 Chestfut st. South Side Bargain. 260 Park Ave.—A pretty five-room cottage, tith large front and side lawn; examine it to-sy and then see me. FRANK J. DOUGHERTY, 1013 Chestnut st. BARGAIN-EAST OF JEFFERSON.

GRAND AVE. RESIDENCE No. 1211 N. Grand ave., a handsome three-stery brick of ten rooms, with bath, furness and every convenience; street and all improvements made; only a block from the Odeon and sure to advance greatly in value. Lot 30x130. Price 112,000.

WEISELS-GERHART REAL ESTATE CO., 104 N. EIGHTH ST., Offer for Sale These Bargains in the Central District

East of Grand Avenue.

Small Cash Payment - Balance to Suit. Small Cash Payment—Balance in Sulf.

1919 Lucias, 8 r., 26×125... \$3,900
1921 Lucias, 8 r., 26×125... \$4,000
1921 Lucias, 8 r., 27×125... \$4,000
1921 Lucias, 8 r., 27×125... \$4,000
1922 Lucias, 8 r., 25×128... \$4,500
1922 Lucias, 8 r., 25×128... \$4,500
1922 Lucias, 8 r., 19×136... \$4,500
1922 Lucias, 8 r., 19×136... \$4,500
1923 Lucias, 8 r., 19×136... \$4,000
1924 Lucias, 9 r., 25×128... \$4,000
1924 Lucias, 9 r., 25×128... \$4,000
1924 Lucias, 19 r., 25×128... \$4,000
1925 Lucias, 19 r., 25×125... \$2,000
1936 Lucias, 19 r., 19×125... \$7,000
1936 Lucias, 19 r., 19×126... \$7,000
1936 Lucias, 19 r., 19×126... \$7,000
1936 Lucias, 19 r., 19×126... \$7,000
1937 Lucias, 19 r., 19×126... \$7,000
1938 Lucias, 19 r., 19×126... \$7,000
1939 Lucias, 19 r., 19×126... \$7,000
1939 Lucias, 19 r., 19×126... \$7,000
1939 Lucias, 19 r., 19×126... \$7,000
1949 Lucias, 19 r., 19

Why not buy a HOME or a piece of INVESTMENT PROPERTY on MONTHLY PAYMENTS ?

I can sell you one on that plan. Call and see me about it. E. C. ROWSE, 916 Wainwright Building.

Fine Business Property. RENT 61,200, PRICE 67,000. First Page Boulevard (N. E. Cor, Prairie Ave Fine modern store building, with 5-room fit sove; also improvements in rear, splendi operty; just foreclosed and our client merel ants amount of ioan and costs-nothing els

HOWARD GAMBRILL & CO., 917 Chestnut.

RENT \$792.00. PRICE \$7,300.00 \$529-31 North Market st., two-story rick building, arranged as four flats of three rooms each; baths, hot and old water, laundries, etc. Lot 45x129.

EIGHTH AND LOCUST. THOMAS C. KUHNLE,

MERCANTILE TRUST CO., Agent,

2928 S. JEFFERSON AVE.

CHEAP FOR 13,400.

No. 2011 Wisconsin ave., a new two-story brick dwelling, containing six rooms and finished basement room, cemented cellar and laundry; granitoid walks; sewer, water and gas; street made; lot 2012 2000.

No. 223 Wisconsin ave., a two-story brick dwelling, containing six rooms and attic room, laundry; sewer, water and gas; street and alley made; lot XXIIS. dwelling, containing six rooms and attle room, laundry; sewer, water and gas; street and alley made; lot 20x122.

The Hook This For 15,000 No. 235 S. Twelfth at; a two-slory brick dwelling, containing eight rooms, bath on second does not cemented laundry and cellar; furnace, sewer, water and gas; street and alley made; lot 25x18.

CHOICE HOMES—EASY PAYMENTS COMPTON HEIGHTS.

S301 Shenandoah ave., 8 rooms and attic; reception hall, bath, cemented cellar and hotwater heater; lot 20x155.

COMPTON HILL. 2129 Eads are. 9 rooms; regriton hall, bath, cemented cellar, hot-water heater; tot 27x135.
2177 LER PLACE, 7 rooms; bath, furnace, etc.; 20x124; only 230 cash payment required.

ALBERT G. BLANKE, 124 N. Segenth st.

FOR SALE. 1437 McCausland Avenue. Eight-room house, stable and shed; fine shade and fruit trees. Lot 156x200; or will exchange for house nearer in town.

Rutledge & Kilpatrick Realty Co., 717 CHESTNUT ST.

HOME, SWEET HOME, \$2,400. On Monthly Payments. 4611 Tennessee ave; new dwelling; 15-inch walls; reception hall; 3 rooms bath, water closet, stationary washstand, medicine case, first floor; large room in basement, can be used for kitchen and dining-room; cemented laundry; lot 19x12.6; three blocks west of Virginia ave.; immediate possession given.

ALBERT WENZLICK, 1010 Chestnut.

A SNAP-\$1,800.00. One and one-half story stone front, No. 19 Laffin st.; 5 rooms and laundry; this pro-sty is 3 blocks east of Grand ave., south North Merces.

ALBERT WENZLICK, 1010 Chestnut. FINE TYLER PLACE HOME. 2640 Flad ave.: 2-story, modern, slate-roof dwelling, reception hall and 2 rooms; hardwood floors; reception hall and dining-room finished in quartered oak; parior in mahogany; till floor in bathroom; fine mantels; lot 2012. A

floor in bathroom; fine mantels; lot baxis. A bargain. ALBERT WENZLICK, 1010 Chestnut. BIG BARGAIN-\$1,800.00.

5270 Goodfellow place; 2-story brick; 6 room and reception hall; good condition; lot 25x145. ALBERT WENZLICK, 1019 Chestnut. Flats Worth Money. 1139 Walton; two flats, 4 and 5 rooms, in best repair; all conveniences; lot 30x170; price \$5,000. See me at once about this. J. I. EPSTEIN. 610 Chestnut.

TWO 6-ROOM HOUSES.

6125-6130 Ridge ave., two frame houses of six rooms each; sewer and alley made; rented low, at \$15 month each; \$360 per year; lot 28x145. Price \$3,000. MERCANTILE TRUST CO., Agent, EIGHTH AND LOCUST.

LOOK AT THIS. 415-57 West Helle place; four flats, 6 and rooms; lot 58x112; rent \$1,200 per year; will loar purchaser \$3,000 2 years, 6 per cent, if desired Price, \$14,000 J. EPSTEIN, \$10 Chestnut. Store and Flats, 12%

221-23 Cass ave.; store and two 4-room flat above, renting for \$50 per month; street and al-ley made; brick; all in best repair, and wil sell at a bargain. Call me up. J. I. EFSTEIN, \$10 Chestnut. Six-Room Brick Cottage

At northwest corner Hodiamont ave. and Bertha; brick, six rooms and hall; water; lot ExiE; rents for SE. We can sell on easy terms for \$2.00. HY. HIEMENZ REALTY CO., Agt., 614 Chestmut st.

INVESTMENT FLATS. NO. 1329 AND 1331 SOUTH 13TH ST. Two excellent detached two-story and attic brick flats, each for two families, with baths, etc.; rented constantly for \$1.000 per year; price

14,500 each. HY, HIEMENZ REALTY CO., Art., WASHINGTON AVENUE. No. 2009; two-story brick dwelling; 9 rooms, hall, gas, bath; all street improvements; suffi-cient space for store in front; lot 55;14; the cheapest property in that locality; only \$5,250. HY. HIEMENZ REALTY CO. Ag.

ong investment; easy terms.

HY. HIEMENZ REALTY CO., Agt.,
614 Chestnut st.

Flats--4469 to 4479 Delmar A most desirable nearly new investment property: never vacant; modern conveniences and finish; lot 100x150; growing in value every year; rent £7,20.

HY. HIEMENZ REALTY CO., Agt., 614 Chestnut st. NO. 3144 CAROLINE STREET, \$2,250.

Extra well built one-story stock brick residence; four rooms, bath; all modern city improvements.

HY. HIEMENZ REALTY CO., Agt., 614 Chesthut st. ON LUCKY STREET. GTIA: two-story brick, six rooms, hall, gas, bath; all in nice order; rent \$450; lot Exist; street made, easy terms. See us.

HY. HIEMENZ REALTY CO., Art., Ed. Chesthut St.

MERCANTILE TRUST CO., Agent,

CHAS.F.VOGE

LEONA, 1911—A 2-story brick dwelling; buff-brick front, containing 2 flats of 4 and 5 rooms and bath so each; cemented faundry and cellar, water and gas; lot 25x114 feet; brice \$3.0%.

COMPTON 3427 S.—A 14-story brick of 5 rooms, cellar and gas, water and sewer; lot 24x 125 feet; price \$1,200.

NEBRASKA, 3433—A 2-story brick house of 6 rooms, bath and 2 halls, arranged for 2 families; beautiful lawn and flower beds; lot 59x127; price \$4,600.

FOURTEENTH, 1224 S.-A 2-story 9-roo house, bath, hall, plastered attic and plastere laundry; lot 25x100 feet; price \$4,500. MARYLAND, 4341-5-7-9-9A—This property consists of 2 detached apartment buildings of 6 rooms, reception hall and bath on 1st floor and 7 rooms, reception hall and bath on 2st floor, leased for \$4.40 eer annum: brick street and alloy; lot 100x200 feet; price \$25,000. LINCOLN, 2825-A 1-story 3-room frame dwelling; also stable for 4 horses; lot 100x120 feet price \$2,800.

Lindell Bid. Residence For Sale or Lease. 4117 LINDELL BLD.

Eleven-room, modern residence; hot-water fur nace; lot 37.6x150. Price, \$12,000; rent, \$100 pe JOS. DORMITZER,

FOR SALE AT BARGAIN.

240x00; east side Sixth at., bet. La Salle and Hickory. 90x125; west side Broadway, one block south of Chouteau ave.; 30-foot court in rear of both. JOS. DORMITZER, 104 N. Ninth. FOR SALE (VERY EASY TERMS).

SMALL FACTORY.

EIGHTH AND LOCUST.

// An Olive Street Snap.

\$300 CASH AND \$15

Monthly buys 4830 Bircher st. (between Marcus and Carter aves.), elegant new 4-room house, with stone cellar; city water, sewer, etc.; lot 30x120 feet; only \$1,509; see the house; open; make offer; must be sold. SLATERY-HAUER-BARTH, 506 Chestnut st. A NORTH END SNAP.

terms usual. SLATERY-HAUER-BARTH, 506 Chestnut et.

Country Home in City. No. 2325 Alcott ave. (two blocks north of Sub-urban cars on Union ave.); real good, new two-story five-room house; well, cistern, shed, fences, fruit and shade trees, choice garden, lot Spirits feet; very desirable home; Se fare; only \$1,256. See this and make offer. SLATERY-HAUEER-BARTH. 896 Chestnut at.

A Bargain in West End.

SET OF INVESTMENTS.

Four 6-room flats; stone fronts; baths, laundry, etc.; east of Grand ave.; rent \$1,200 per year, but I will sacrifice them just now at \$5,00; anyone that wants a bargain answer. GW 23, Republic.

3817 DELMAR BOUL., \$8,500.

SPLENDID SINGLE FLAT, \$5,750. 2830 Locust st.: 12 rooms; very substantial, and not built "for sale"; rent 1850 per annum; will sell for \$750 cash and monthly payments of desired.

JOHN L. McDOWALL, 927 Chestnut st.

\$30,000 RESIDENCE FOR \$15,000

3943 CLEVELAND AVE., \$6,500.

Just Sou'h of Tower Grove Park. 4000 Connecticut at , between Oak Hill ave. and Russell place; a 2-story eight-room frame residence, with bath, laundry and cellar; lot

residence, with bath, laundry and centar; to 50x124 feet. Price 52.270. CHAS. F. VOGEL 624 Chestnut st. ON CONNECTICUT ST.

nd 230 per month will buy 2534 Pennsylvani re., brand-new one-story brick cottage of oms; water and newer; lot 25x125 feet. Fo and price see, KEELEY R. E. CO., 1113 Chestnut st.

WHITTIER ST. No. 1015; a three-story brick residence of eight rooms, reception hall, furnace, bath, finished isundry, combination gas and electric fixtures, gas grates, man-tels, etc. Lot 201150. MERCANTILE TRUST CO., Agent,

EIGHTH AND LOCUST.

FOR INVESTMENT.

FOR SPECULATION. Bowntown Corner.

AIPLE & HEMMELMANN R. E. CO., NICE HOME, ONLY \$1,575. A BIG BARGAIN.

Must Sell. Easy Terms. WOULD MAKE A GOOD BUSINESS CORNER WHEN ALTERED.

of 2 rooms, front hall and finished becomen room and bescheeft; lot Trx125; you will take this. AIPLE & HEMMELMANN R. E. CO. 622 Chestnut at A New Brick Cottage, \$1,800 No 5323 Botanical ave.; well build; Blinch walls; three large rooms; 25-foot lot. AIPLE & HEMMELMANN R. E. CO., 622 Chestout st.

TWO-STORY QUEEN ANNE, All Conveniences, Large Lot of 50x200, only \$3,500. No. 4019 Magnolla ave., opposite west en Tower Grove Park; beautiful location; is sittively a bargain. AIPLE & HEMMELMANN R. E. CO., 522 Chestnut st.

ONE-STORY BRICK, \$1,350. No. 4117 Gano ave., 3 rooms, frame stable; 25-foot lot; water and sewer; can make easy AIPLE & HEMMELMANN R. E. CO...

STORE AND FLATS, \$5,700. partments of three and took
w, for \$25 per year.
APLE & HEMMELMANN R. E. CO.,
622 Chestnut st.

STORE AND FLATS, \$9,000. Rent, \$1,044. Northeast corner Compton and La Saile two-story bricks; store on corner, and 5 to om flats; good renting section and fine

ness corner. See us.
AIPLE & HEMMELMANN R. E. CO.,
622 Chestnut st. Must Sell-See Us At Once. Will Sacrifice to a Quick Buyer.

n offer, you will get it.
AIPLE & HEMMELMANN R. E. CO.,
622 Chestnut st. Elegant Flat in Tyler Place. Rents for \$672-Price \$5,200.

4221 Cleveland ave.; a 2-story modern flat of and 6 rooms; bath, hot and cold water, sepa-ate furnices and all conveniences; lot Salla-AIPLE & HEMMELMANN R. E. (70). Modern Home, \$2,750 Owner Really Wants to Soll.

rgain.
AIPLE & HEMMELMANN R. E. CO., 612 Chestnut st. South Side Home. 7 ROOMS, \$3,700.

1812 Iowa Ave.—Nice brick; hot and cold water, bath, etc.; also furnace, and house is kreened; you'd like this. AIPLE & HEMMELMANN R. E. CO., 622 Chestnut st. HOME, \$4,750. Biggest Bargain in City. MUST BE SOLD.

No. 603 Castleman Ave.—A beautiful Outen
Anne residence in exceptionally fine condition
and elegantiv decorated; large rooms, finished
attic; all modern conveniences and large lot,
fox125; look at this; this is an opportunity seldom offered. Call at office for card of admission.

AIPLE & HEMMELMANN R. E. CO.,
622 Chestnut st. A Good Investment. Rent \$900-Price \$7,500.

Nos. 222-24-26 Hickory St.—Two-story bricks t six three-room apartments; fine renting sec-on; make us offer.

AIPLE & HEMMELMANN R. E. CO., 622 Chestnut st.

A Home for \$4,000.

No. 1755 Preston Place—A two-story nine-room stone-front, with furnace and bath; you can surely afford to own a nice home at above price.

AIPLE & HEMMELMANN R. E. CO.,
622 Chestnut st. PINE, NEAR TWELFTH

1218-50 Pine; 604x100; rents for \$115 per month; will be worth \$1.000 per foot within thort time; will sell at once for \$550. b. H. GUNDLACH & CO., 3615 N. Brondway. Rent \$1.560-Price \$7.000. For Sale-561-5649 Wells ave., two 4 and 5 commodern flats: sewer, water and gas; heapest property in West Each SURKAMP-GIVANS R. CO., 6209 Easton ava.

CHOUTEAU and THERESA The southwest corner, No. 1502 Choutenu ave., a three-story brick residence of twelve rooms; furnace, bath, etc.; also 1501 La Salle st., two-story brick residence of six rooms and all conveniences. Lot fronts 107 feet on Choutenu by 225 feet on Theresa, back to La Salle st. Would consider traie. This is a valuable corner, Frice 117,000. MERCANTILE TRUST CO., Agent,

NEW HOUSE.

KEELEY R. E. CO., 1113 Chestnut et. A CABANNE HOME.

West of Union: 16-room brick; reception hall, ot-water heat; lot 50x213; can sell and deliver or 38,560. W. P. NELSON, 921 Chestnut at Maplewood Bargain. For Sale—A nice six-room two-story house, with reception hall, bathroom and cellar; lot fix140, to alley: \$2,000 will buy; will make rea-tonable time; investigate this.

Manchester and Marshall ave., Maplewood. WEST END SNAP. Bayard ave., 1312—A 3-story brick of 6 rooms; all conveniences; furnace, bath, granifold cellar, etc.; street made; lot 30x125. Price, 25,660. CHAS. F. VOGEL, 224 Chestnut.

6 LENOX PLACE, IN BERLIN HEIGHTS.

named in Montages; elegant manufactures pare-rainscotting; large closets; every room light; special price will be made if sold at once; only ne left. Open every day ROYAL INVESTMENT CO. 107 N. Seventh. FOR SALE-\$500 CASH. 4567 Morgan st.; £500 cash, balance monthly, ill pay 50 per cent on cash required; greatest argain ever offered; must be sold; an elegant room house; fine location; first trees; fine yar; cen lot, Money can be made on this house

kee us about it at once. ROYAL INVESTMENT CO., 197 N. Seventh, Spruce Street Snap.

4155 McPherson Avenue. Handsome 9-room red-stone home; every comfort; lot 30x162 feet. Price reduced to \$5,750.

CORNET & ZEHSIG, III N. Seventh st. FLATS Rent 1900; price 15.000; modern, naces, two baths; complete; great bargain. BRADLET & QUINETTE, 715 Chestrut at.

ON CABANNE AVE. If you are looking for a good house in the residence part of the city, take

a look at 5146 CABANNE AVE., a large stock-brick residence, with slate pof, containing if rooms, recep-tion half, bath, runnee, gas and all LOT ,40x156. MERCANTILE TRUST (O., Agent,

EIGHTH AND LOCUST. FOR SALE BY

JOHN J. BOGARD REALTY CO. JUHN J. BOGARD REALTY CO.

Wisconsin ave. 2017: a two-story stone-front dwelling, containing 10 rooms, halls, bath, closet, not and cald water off modern improvements, let ments, let ments, let ments, let ments, let ments in the ments

SNAPS ON EASY TERMS THESE HOUSES ARE ALL BARGAINS

FOR SALE. NORTH ST. LOUIS

N. Broadway, 3-room brick and frame; lot 20x135; all improvements

FOR SALE.

3700 HARTFORD ST., \$7,200.

SINGLE-FLAT BARGAIN.

Best South Side location; 5 and 6 room modern it; baths, hot and cold water, etc.; lot 27x122 ct. Price \$4.250. CORNET & ZEIBIG, 111 N. Seventh st. Evans Ave. Residence, \$4,800 No. \$205A Evans, a 24-story brick house of eight large rooms and reception hall; bath, gas, gas logs; new Front Rank furnace; hot and cold water; granticed basement; fine yard, with lowers and slevels; street, sidewalks, sewer and alley all made and everything in perfect order. This is a bargain, Lot 25x199. Price 24,899.

ARCO, 443-37—One-story brick cottage; five rooms and bath; not and cold water; granitoid walks, etc.; price 12.690.

AURORA, 608 (Southwest Corner Bulwer)—must sell. AURORA, 608 (Southwest Corner Bulwer)-HELIT, 2816—Eight-room frame house and barn; sell cheap. HIDDLE, 1924—Two-story brick tenement; lot Ex120; rent 445 annually; price \$2,300, Adam Weber, 2711 Franklin. BRUNO, 6837-New four-room brick cottage; it 50x120; price \$1,850. CARRIOLL, 1618-A six-room house for one or two families; two blocks east of Lafayette Park. CHAMBERS, 1992—Leasehold; two-story brick house; store with four rooms and stable; a bar-gain. Inquire at 3528 N. Twenty-fifth st. I. D. Wicke. CHIPPEWA, 3168-Here is a chance to buy new four-room cotings cheap. CLARA, 2025-Seven-room frame house; lot 0x145; a bargain at \$2,100. PRIOR & HARTY, 1009 Chestnut at. COLEMAN, 2424-Six-room brick dwelling; of 25x120; 42,500. Adam Weber, 2711 Franklin.

DIVISION, 2:14-Six-room frame house; two amilies; rents \$16 monthly; \$1,350. EASTON, 452B-Nice six-room brick, cheap or cash; West End; strictly modern. EUCLID iss—One of the nicest homes in the city; 9 rooms and bath; modern throughout; hothouse; auto barn; servens; awnings; fruit trees etc; best residence district in West End; owner living in it how, but has built larger house and will sell for \$7.50 cash Call any day but \$\$\text{Sunday}\$, up to 1 p m; belmar, Supurban, Olive cars naws at either end of block. EVANS, 4344 Seven-room brick dwelling, with bath; lot 20x145; price \$4,290. Adam Weber, 2711 Franklin. EWING, 518 to 524 8 .- Four three-story brick FINE twelve-room city flat; well rented; in recod condition, Owner, 4230 Manchester ave. FINNEY, 4652-For Sale or Rent-Four-room nat; gas; rent 150.

FORENT PARK Boulevard, 4400 Block--Pret-tiest spot in St. Louis; lot Fixis; ten-room up-to-date house; price \$2,000.

M. B. O'REILLY R. & I. CO., 723 Chestnut.

FOUR and five room flat; lot Scx150; adjoins loomar race track, and but a few blocks north of World's Fair; price E.500; on easy terms.

MCKEE-HARTNAGEL, R. E. CO., 1134 Chestnut. FRANKLIN, 2018—Three-story brick build-ing: store first floor, flats above: lot 27x143; \$12,605 Adam Weber, 2711 Franklin. GOOD house and lot- central; well rented; we families; owner, GW 76, Republic. IOWA, 2226 Flat for one or two families; comms on each floor; lot 50x125; bath, gas, conented laundry; cellar. mented laundry; cellar.

I HAVE two nice brick houses, six rooms such; street made; also water and gas; in 1000 block West End; will sell cheap for cash or sayments; buy from owner and save commissions when you can get a home life these theap; stop paying reals GT 100. Republic GARFIELD, 423-Brick house; three rooms up; two down; dry basement; lot 552145. Ap-ply owner E Schneider, 4319 Manchester ave ITASKA, 3417-Five rooms, nall and laundry LOT Shx125; frame house, three rooms, and brick house, two-story, six rooms; in good con-dition. Owner, 4230 Manchester ave. dition. Gwiet. See Modern, seven-room briek MAFFITT 482-Modern, seven-room briek slate roof; lot Mat28:5; price \$4,509; easy terms. McKEE-HARTNAGEL R. E. CO., 1124 Chestnut.

A Big Bargain - 3 Clark Ave. Houses 213 to 221 Clark ave; three 8-room stone-front houses; one arranged as a flat; 5 and 2 rooms. Two 8-room dwellings, with baths, closets, washstands, finished niundries, cemunied cellars, new sheds and everything in perfect order, testides having a fine prospect for future profit. The property is now bringing 31.94 per year rent. It is, therefore, a fine investment, both for the present and the future. Lot 45.5x 125. Price only 13,000. MERCANTILE TRUST CO., Agl., EIGHTH AND LOCUST.

IMPROVED CITY PROPERTY FOR IMPROVED CITY PROPERTY FOR IMPROVED CITY PROPERTY FOR IMPROVED CITY PROPERTY FOR SALE. SALE.

INVESTMENTS.

Only \$500 Cash. Balance \$40 per month, will buy No. 6564 Vernon ave., 8 rooms, bath and furnace and all modern conveniences. Lot 32x140. House is vacant and open for inspection, and we can give possession at once. Price, \$5,000.

For Sale or Trade. No. 2105 Mullanphy st., two flats of 3 rooms each; rent 322, price 33,166; deed of trust, \$1,766. Will exchange equity for clear vacant ground.

\$28 Per Foot. Will buy northwest corner of Spring and Maffitt ave., lot 56x129.

Monthly Payments. No. 2748 Armand st. 5 rooms and bath on first floor, 6 rooms and bath on second floor; lot 25x125; rent \$590 per year; price \$5,750. Will take \$500 cash, balance easy monthly payments, or will exchange \$1,750 equity for good vacant ground.

Rent \$576, Price \$4,000. No. 1908 Wash st., 7-room brick house in ront and four 3-room flats in rear; lo 5x155. Big bargain.

No. 1848-50 North Market st., two 2-story 5-room brick houses; also good stable; lo Exist.

No. 4714 Cook Avenue. Five rooms and bath on first floor, 6 rooms and bath on second floor; furnace, etc.; lot 27.6x125; price 47.850. Will sell on easy terms or exchange \$2.850 equity for some good ground.

Rent \$432, Price \$3,500. No. 3510-12 Kossuth ave., four flats, 3 coms each; lot 45x120. No. 4954 Maple Avenue. Seven rooms, bath and furnace; lot 30x 25; price 34,500. Will sell on easy terms, r exchange \$1,500 equity for small cottage.

RUTLEDGE & KILPATRICK REALTY CO. // FOR SALE OR LEASE. 3805 Delmar boul.; 10 rooms, 53 feet of ground; on the corner of Spring, including fine stable. For further particulars see us. ALBERT T. TERRY & CO., 571 Chestmut at.

MACKLIND, 2925-Pive-room frame cottage; a nice little home for a small price; \$2,000. Redmon-Phillips, 606 Chestnut. MINERVA, 5071—Pretty five-room residence select locality; shady lowns: stable; equity, reasonable. MONTGOMERY, S17-519—Two four-story brick houses; 16 rooms each; lot 40x72; rent 4316 a year; price 17,000; terms to suit. E. C. ROWSE, 916 Wainweight building. NEBRASKA. IS19-Four-room brick house; all improvements; good cause for selling; bar-gain, PENNSYLVANIA, 3144-Six-room brick; 31 feet; corner; price \$2,000. RUSSELL, 2818-At a bargain, modern eight-

RUTGER, 2652-Will sell at once, \$800 cash, or \$900 on time; will deed over my 9-room house; large shop in rear. Call at 1382 Temple place. SEE Homestead Loan and Trust Co. for cheap homes or good loans in the Southwest. 725 Odd Fellows' building, St. Louis, Mc. SEVEN or eight room brick house; lot about 60x175; \$500 down; \$50 per month. GW 12, Republic. SIMPSON, 6249—Two-story frame dwelling: seven rooms and furnace; lot 60x175. Adam Weber, 2711 Franklin. SIX-ROOM house, hot-water heat, gas, bath, lot 30x130; price \$2,709. J. Crawford Flynn, 4371 Easton.

ST. FERDINAND, 4452 - Seven-room brick; modern; every convenience; \$3,500; we pay for seven-room brick house; hot and cold plumbing, gas, electric light, granitold walks and basement; fine shade and bluegrass laws; ideal suburban home; city conveniences; ba.gain; 12.60; easy terms; 5c car fare; half block north of Manchester ave.

TEMPLE, 2800-Six-room brick; bath, etc.; lot Earlio; vacant now; half block south of St. Louis ave.; Cass ave. cars; price \$2,200. BRADLEY & QUINETTE, 715 Chestnut st. THOMAS, 2334—Six rooms; hall, gas, bath, water closet, laundry, pantry, closets; 25x118; terms cash. Apply on premises, Sunday excepted. THREE-ROOM flat for sale or rent; leaving VICTOR, 2615—Seven rooms, gns. bath, 23,200; 619-2621 Victor, nine rooms each; 23,200 each; cood, new houses. Apply 2615 Victor, \$1,200 will buy two houses, 1619 N. Eight-McCANN-DOWLING, 1140 Chestnut,

\$15,900 will buy a choice piece of Olive at. property renting for \$1,800 per year; want to sell GW %, Republic. 11.20 will buy 2127 Biddle at ; three rooms of 25x20. McCANN-DOWLING, 1140 Chestnut. 18,500 buys modern Morran at, home, s. s., bet. Newstead and Taylor; best block; stable; tot 43,150; you will appreciate this bersain.
BRADLEY & QUINETTE, 75 Chestrutt at.

FARMS FOR SALE. A NICE fruit and poultry form of 40 acres, 25 in cultivation and 5 acres in timber: house of two rooms, cellar, smokehouse, chicken-house, small barn, spring, eistern, and a good garden; farm is well fenced, a good bearing orchard of apples, peaches, cherries, pium grapes, gooseberries, strawberries; situated within five miles of a Southern Illinois city of 10-00 inhabitants; price 31,150. Call on or safetess Dector A. G. Brown, SSTA Market St., St. Louis, Mo. Brown. SNIA Market at. St. Louis. Mo.

A GOOD fruit and poultry farm of Is acres.

I in cultivation, I in timber, house of 4 rooms
and summer kitchen, barn and cutbuildings
well, claren, orchard of Il's apple trees, 40
peach, together with pears, pluma, cherries,
grapes, raspberries, blackberries, there are
shade and ornamental trees; part farm is
shottom land, and very productive: is situated
on public road, two miles from railroad town
in Southern Illinois; price 1890. There is another
livation, 3 in timber, house of rooms, clatern
and aprine; price 1890. Also a 25-acre farm adjoining these: 24 in cultivation at fumber: log
house, fruit trees on all of these farms, 11,000
price of 21 acres. Will sell safely or all together. Call on or address Doctor A. G. Brown,
DO you want to buy a farm in the garden DO you want to buy a farm in the garden mot of Missouri? Send for my new farm eata-ouse; the best hazgains in Missouri. The Illi-icle and Missouri Land Co., Jonesburg, Mo. FIVE-ACRD fruit farm with six-room house on Olive Street road, 1½ mile west of city lim-its; one block from street cars. 1456 Stewart

FOR Sale-Forty acres, four miles from Leasure, Mo.; small house and eight acres cleared; good neighborhood; most of it is mod land; ill take 1300 if sold soon. Address Box 1. Leasure, Mo. FOR bargains in cheap lands in a mild, icality climate, with good water, productive oil, social and educational advantages, come o Prairie County, Arkansas, Prairie and timer lands, H. W. Seymour & Co., De Vall's Nuff. Ark FOUR acres of ground: 8-room house; beau ful lawns grove, two disterns, well and out-uildings. Address C. A. Glerth, De Soto, Mo ON easy terms. Il-acre poultry and fruit farm, five miles from railroad town; forty other farms; write for list; for sale or exchange for East St. Louis property. Shores engine and sawmill. C. G. Cloud, McLeanshore, Ill. SPLFNDID Illunds farm, 189 acres for sale or exchange; 189 acres in cultivation; new eight-room house, with bathroom and furnace, large harn, 20-acre orchard; one mile from town; two railroads; this is a beautiful place, if you want a country home. SK 16, Republic,

WE sell and exchange farms and city prop-erty. Oznek Healty Co., 1923 Olive st.

150 acres; 40 bottom; upland good; good im-provements. Address H., 2900 Park. 124 acres: fine place for vardening and rais-ing poultry, Address C. A. Gierth De Soto, Mo. FARMS in Franklin Co., Franklin adjoins St. Louis County; has no bonded debt, and is one of the most prosperous counties in the State. I own and offer for sale in any quantity more than 1.000 ACRES OF FARM LANDS for 110 to 125 an acre. Own to class of improvements; also I am the agent for the sale of 100 FARMS at extremel low prices, and upon reasonable terms. In answering, please state which you want, a poultry, grain, fruit or stock farm. Address.

FRUIT farms; send for Fruit Farm Facts man of the fruit belt and new catalogus of farms, to the largest dealer in Michigan. Hemenway, South Haven, Mich.

CITY REAL ESTATE FOR SALE.

\$30.00 PER FOOT

MERCANTILE TRUST CO., Agent, EIGHTH AND LOCUST.

INTHE

Next West of Suburban Park You Can Buy a 25-Foot Lot

AND

\$10 Per Month,

\$10 TO \$25 PER FOOT. Take Suburban Park Car.

721 Chestnut St.

WHY PAY RENT?

rounds. 55 TO 220 BUYS A LOT. 510 CASH AND E PER MONTH. JOHN DAVIES, 5984 Easton ave. F. J. KOTSREAN, 1965 Chestnut st.

BARGAINS IN VACANT LOTS. Biaine ave., north side, east of Tower Grove e.; lot 50x125; \$20 foot. Southeast corner California and Sidney; lot (125; fine business corner; very cheap at \$45 r foot.

CASS AVE.

MERCANTILE TRUST CO., Agent, EIGHTH AND LOCUST.

IN LOTS OR ALL. Eleventh st., 148 feet, through to Ninth st., fronting 161 feet thereon, depth 337 feet north side and 316 feet couth side, near manufacturing district and Merchants' bridge, just south of Angelica st; sell in lots of 25 feet or more; deed of trust for purchase money; pay part or all any time; terms to suit; may exchange for husiness property and assume.

MFR21FK LYKK!

IT IS ABOVE THE DIN AND DIS-ORDER OF THE CROWDED CITY

formation apply to Chas. A. Baker, Agt.

Bristol Bidg., Webster Groves,

CHOICE ACREAGE TRACT FOR SALE. Consisting of 6½ acres, extending from Euclid ave to King's Highway boulevard, and north of Natural Bridge road; well situated for sub-livision; improved with 6-room brick dwelling;

BROADWAY.

LARGE LOT FOR FACTORY.

WEST HORTON PLACE. 1.800 feet in lots to suit; nice, high location, verlooking the World's Fair, which is but a ew blocks south; streets and alleys graded; as sower, water and gas; direct car line to air; Se fare to Fourth and Locust sts.; no

McKEE-HARTNAGEL R. E. CO., 1134 Chestnut

EIGHTH AND LOCUST. CHEAP NORTH ST. LOUIS LOTS.

ASPHALTUM STREET. North Market, between Vandeventer and arne: 75x120; cheapest lots in the city. Who saits them? H. GUNDLACH & CO., 3615 N. Broadway.

EIGHTH AND HOWARD STS.

TIME-PAYMENT LOTS.

MERCANTILE TRUST CO., Agent,

NORTH GRAND. 24 N. Grand ave., eight-rhom stone-sit; bath and all conveniences; also-estery frame stable and a 50-foot. There is no street in the city that a greater future than Grand ave., value of this property will grow by day. Price 17,000.

624 CHESTNUT ST.

SALENA, 3015-20-22-Nos. 2017-20 's a double 2-story brick dwelling of 14 racms, attle and laundry; 3022 is a 2-story brick dwelling of 11 rooms and attle, arranged for 3 families; lot 55x 104; rents for \$564 per annum; price \$7.500.

MiCHIGAN, 2253—A 14-story brick house of 5 rooms, finished laundry and bath; rent \$100 per annum; good barn; lot 25x140; price \$2,460.

TWENTIETH, 249 N -A 2-stery brick house of 8 rooms: also 4-room frame house in rear; lot 30x120 feet; rents for \$570 per annum; price \$2,850.

104 N. NINTH ST. Dwelling Houses for Sale.

Manufacturers, Attention

Four one-story 4-room brick dwellings, rent-ing for \$50; front yards, side entrances, water in kitchens, cellars under whole house, street and alley pavel, with vitrified brick, 1913 to 1918 habon me have, 28,600; small payment cash, balance me have. e Glade ave.; store suit. ince monthly or to suit. JOHN MAGUIRE REAL ENTATE CO., 107 N. Eighth st.

4254 New Manchester Ave.
A good wagon shop or small factory, with four large rooms on second
floor; now occupied by owner; lot Ex
125. Price \$4,000. MERCANTILE TRUST CO., Agent,

Between Vandeventer and Sarah, consisting of 50 feet on the north side; entirely improved, with property yielding \$1,200 per annum; readily adapted for summer garden, automobile repository or saloon; can be had at the right price by calling on us this week, ALBERT T. TERRY & CO., 621 Chestnut st.

2549 Geraldine ave.; a well-built two-story 5-room dweiling; has bathroom reception hall concrete cellar, city water, cistern, sheds, etc. and lot 50x135; will rent for 3300 per annum any time; owner wants to sell and will take \$1,200, see the house; occupant will show you through; terms usual.

Ten-room brown-stone front residence; all improvements made; cost over \$10,000 to build; will sell on terms; rents \$500 years, price \$6.60. J. S. ROTHWELL, 704 Chestnut st.

This very substantial residence, containing in rooms, renting at \$1.20; per annum; also fine brick stable and carriage-house, will sell at \$1,000 cash, and balance on monthly terms. JOHN L. McDOWALL, 527 Chestnut st.

3806 West Pine boulevard; "Van Studdiford Home"; modern, red stock-brick residence, con-taining ten rooms; large lot, 50212; also excel-lent brick stable and carriage-house; present loan on property \$12,000; cash payment only JOHN L. McDOWALL, 27 Chestnut st.

This is a modern 3-room residence; built for a home and not for sale; it is a bargain at the price offered. Call at office for full particthe price offered. Call at office for run parti-ulars and card of admission.

JOHN L McDOWALL 927 Chestnut st.

4009 is a two-story eight-room frame residence, with bath, laundry and cellar; lot £0x 124. Price \$3,200. CHAS. F. VOGEL. \$24 Chestnut st. \$100 CASH

JOHN J. BOGARD REALTY CO. AND POSSESSION CAN BE HAD.

PROPERTY.

MERCANTILE TRUST CO., Agent,

COTTAGE, 4745—Six-room brick cottage; bath; lot 40x130; price \$3,000. Adam Weber, 2711 Franklin. DELMAR, 28th My beautiful 11-room house, ill modern improvements; bath; gas; hot and old water; hardwood finish throughout; leaving ity; a bargain.

MAGNOLIA, 245 Block East of Tower Grove Parks-Elegant hume; eight rooms, reception hull; all modern; finished complete; lot 30x125; brick street; bargain.

HOMES AND

WELLS HOMESTEAD SUBDIVISION

\$20CASH

And only 5 per cent on deferred payments. Lots Face North and South on sabella, Wellsmar & Audrey Aves.

Salesmen on Ground To-Day. Jos. P. Whyte R. E. Co.

NEAR THE PARK. MERCANTILE TRUST CO., Agent.

WELLSTON PARK

Virginia ave., west side, just north of Pesta-zeri st.; 100x15; in lots to suit; a builder's snap r for cheap houses: 4 blocks east of Tower irove Park; 115 per foot. Kennerly ave., north side, 100 feet east of iarah st.; 101 25x125; want an offer; must :ell. Louisiann ave., east side, just south of Sidney t.; lot 59x15; 125. KOLLAS & BRINKOP, 1186 Chestuut.

North side: 184 feet east of Twenty-third st. Lot Zx130. Only vacant lot in this block. For price see

JOHN MAGUIRE REAL ESTATE CO., 107 N. Eighth st.

scape and a location where and every comfort complete

A visit here will be both pleasant and instructive to For booklet, plat and all in-

718 Chestnut, St. Louis. Phone A 239

East side; 13 feet north of Cass ave. Lot 50x100. For price see MERCANTILE TRUST CO., Agent, EIGHTH AND LOCUST.

Mox129, north side Hebert st., one-half block ist of Jefferson ave.; cheap. Also 60x117, to ley, adjoining house 225 Walnut st. GRIFFIN REAL ESTATE CO., 1111 Chestnut.

BELT AVE. MERCANTILE TRUST CO., Agent,

John ave., between Eleventh and Yon Phul, in lots to suit; 120 to 125.

Obear ave., between Eleventh and Yon Phul, in lots to suit; 134.

Vest ave., e. s., between Hremen and Farrar, 150x127; brick street; in lots to suit; 130.

North Market. n. s., between Vandeventer and Warne, 5x129; asphaltum street; cheapest lots in town; 135.

J. H. GUNDLACH & CO., 305 N. Broadway.

S. w. corner: Sixisf: cheapest manufacturing the in town: will self it quick at 185 per foot. H. GUNDLACH & CO., 3615 N. Broadway.

JOSEPH H. BENNETT, Sullivan, Mo.